

020.A

0003

0104.0

Map

Block

Lot

1 of 1

Condominium

CARD

ARLINGTON

APPRaised:

Total Card / Total Parcel

518,200 / 518,200

USE VALUE:

518,200 / 518,200

ASSESSED:

518,200 / 518,200

PROPERTY LOCATION

No	Alt No	Direction/Street/City
30		HAMILTON RD, ARLINGTON

OWNERSHIP	Unit #:	104
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Owner 1:	BRASGO LLC
Owner 2:	
Owner 3:	

Street 1:	17 BURROUGHS RD
Street 2:	

Twn/City:	LEXINGTON
St/Prov:	MA
Postal:	02420

Own Occ:	N
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Type:	
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PREVIOUS OWNER

Owner 1:	SCHWARTZ KAREN M -
Owner 2:	-

Street 1:	30 HAMILTON RD #104
Twn/City:	ARLINGTON

St/Prov:	MA
Postal:	02474

Cntry:	
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Own Occ:	N
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Type:	
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NARRATIVE DESCRIPTION

This parcel contains Sq. Ft. of land mainly classified as Condo with a Condo Garden Building built about 1985, having

primarily Brick Exterior and 865 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 0 HalfBath, 4 Rooms, and 2 Bdrms.

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
102	0.000	518,200			518,200		145293
							GIS Ref
							GIS Ref
							Insp Date
							12/13/17

Total Card	0.000	518,200		518,200	Entered Lot Size
Total Parcel	0.000	518,200		518,200	Total Land:

Source:	Market Adj Cost	Total Value per SQ unit /Card:	599.08	/Parcel:	599.0	Land Unit Type:
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Parcel ID	020.A-0003-0104.0
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Total Card / Total Parcel
518,200 / 518,200
518,200 / 518,200
518,200 / 518,200



USER DEFINED

Prior Id # 1:	145293
Prior Id # 2:	
Prior Id # 3:	
Date	Time
12/10/20	17:18:26
PRINT	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

SALES INFORMATION

TAX DISTRICT		PAT ACCT.	
Grantor	Legal Ref	Type	Date
SCHWARTZ KAREN	69690-476	7/31/2017	470,000 No No
FUJIMOTO TAKAHI	45108-397	5/2/2005	324,750 No No
	20462-85	3/1/1990	147,500 No No Y

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
5/4/2005	337	Redo Kit	15,345			G6	GR FY06	re-do kitchen/bath

Date	Result	By	Name
1/30/2018	SQ Returned	MM	Mary M
12/13/2017	Measured	DGM	D Mann
5/6/2000		197	PATRIOT

Sign:	VERIFICATION OF VISIT NOT DATA
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Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
102	Condo		0	Sq. Ft.	Site			0	0.	0.00	6048																

Total AC/HA:	0.00000	Total SF/SM:	0	Parcel LUC:	102	Condo	Prime NB Desc:	CONDO	Total:		Spl Credit		Total:
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EXTERIOR INFORMATION				BATH FEATURES				COMMENTS				SKETCH					
Type: 7	- Condo Garden			Full Bath: 1	Rating: Average			Building Number 30.									
Sty Ht: 1	- 1 Story			A Bath:	Rating:												
(Liv) Units: 1	Total: 1			3/4 Bath:	Rating:												
Foundation: 3 - BrickorStone				A 3QBth:	Rating:												
Frame: 2 - Steel				1/2 Bath: 0	Rating: Average												
Prime Wall: 7 - Brick				A HBth:	Rating:												
Sec Wall: %				OthrFix:	Rating:												
Roof Struct: 4 - Flat				OTHER FEATURES													
Roof Cover: 1 - Asphalt Shgl				Kits: 1	Rating: Average												
Color: BRICK				A Kits:	Rating:												
View / Desir: W20 - WATER 20				Fppl: 0	Rating: Average												
GENERAL INFORMATION				WSFlue:	Rating:												
Grade: C - Average				CONDOS INFORMATION													
Year Blt: 1985	Eff Yr Blt:			Location: C	- Corner View												
Alt LUC:	Alt %:			Total Units:													
Jurisdict:	Fact: .			Floor: 1	- 1st Floor												
Const Mod:				% Own:	0.762099981												
Lump Sum Adj:				Name:	35 - 6050												
INTERIOR INFORMATION				DEPRECIATION				REMODELING				RES BREAKDOWN					
Avg Ht/FL: STD	Phys Cond: AV - Average			20. %	Exterior:				No Unit RMS BRS FL								
Prim Int Wall: 2	- Plaster				Interior:				1 4 2 0								
Sec Int Wall:					Additions:												
Partition: T	- Typical				Kitchen: 2005												
Prim Floors: 4	- Carpet				Baths:												
Sec Floors:				Total: 20.4 %	Plumbing:												
Bsmnt Flr:					Electric:												
Subfloor:					Heating:												
Bsmnt Gar:					General:												
Electric: 3	- Typical				Totals												
Insulation: 2	- Typical																
Int vs Ext: S																	
Heat Fuel: 1	- Oil																
Heat Type: 3	- Forced H/W																
# Heat Sys:																	
% Heated: 100	% AC: 100																
Solar HW: NO	Central Vac: NO																
% Com Wall	% Sprinkled:																
MOBILE HOME				Make:	Model:			Serial #:	Year:			Color:					
SPEC FEATURES/YARD ITEMS				PARCEL ID 020.A-0003-0104.0													
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value
More: N		Total Yard Items:				Total Special Features:				Total:							